

TOWN OF NEW BOSTON
ZONING BOARD OF ADJUSTMENT

MEETING MINUTES
12/18/12

2012-8

Approved 02/19/13

Member Present: Chairman David Craig, Vice Chairman Harry Piper, Phil Consolini, Greg Mattison, Robert Todd, Clerk Laura Todd

2012-8, "**VARIANCE**", application by Brian Dubreuil, (DBA) as New Boston Bookkeeping and Payroll, LLC, for property located at 79 Mont Vernon Road, Map/Lot 7/110. This property is owned by Donald Grosso and N.B. Bookkeeping and Payroll is renting office space.

Chairman Craig opened the hearing at 7:05 PM., and reviewed the application. He then asked the applicant to speak to the application. No abutters were present.

Applicant Dubreuil said the building inspector had denied his application to install a sign on the property to advertise the business because the property already exceeded the allowed square footage for the lot. There is a large sign for New Boston Pizza and a large blank sign where the old New Boston Hardware was.

There was discussion regarding the allowable square footage per lot (80 sq. ft) and only one free standing sign allowed. It was asked if this sign would be installed 16 ft., from the r.o.w. or for the road. Mr. Dubreuil said 16 ft. from the road.

The board viewed the photos of the proposed sign.

Chairman Craig said the property is unique.

Harry Piper moved to approve the application for a variance. Phil Consoling 2nd. Robert Todd stated that the applicant had passed all (5) criteria for a variance and supported this motion.

Motion passed unanimously.

Meeting minutes from previous meeting were reviewed and approved.
Meeting adjourned at 7:45PM.

Respectfully Submitted
Laura Todd
12/21/12
Approved 02/19/13